

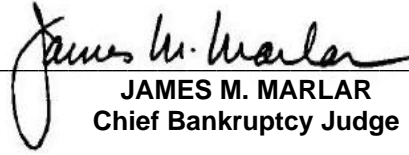


TIFFANY & BOSCO
P.A.

Dated: May 04, 2010

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JAMES M. MARLAR
Chief Bankruptcy Judge

Mark S. Bosco
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Attorneys for Movant

10-02982

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF ARIZONA**

IN RE:

No. 4:10-bk-02347-JMM

George W. Cummings, Reem Cummings
Debtors.

Chapter 13

ORDER

Wells Fargo Bank, N.A.
Movant,

vs.

(Related to Docket #31)

George W. Cummings, Reem Cummings, Debtors,
Dianne C. Kerns, Trustee.

Respondents.

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefor,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real
2 property which is the subject of a Deed of Trust dated May 22, 2006 and recorded in the office of the
3 Pima County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and George W.
4 Cummings, Reem Cummings have an interest in, further described as:

5 THE FOLLOWING REAL PROPERTY SITUATED IN PIMA COUNTY, ARIZONA,
6 TOGETHER WITH ALL RIGHTS AND PRIVELEDGES APPURTENANT THERETO: LOT
7 14 OF CIVANO II , A SUBDIVISION OF PIMA COUNTY, ARIZONA, ACCORDING TO
8 THE MAP OR PLAT THEREOF RECORD IN THE OFFICE OF THE COUNTY RECORDER
9 OF PIMA COUNTY, ARIZONA, IN BOOK 58 OF MAPS AND PLATS AT PAGE 92
10 THEREOF.

11 IT IS FURTHER ORDERED that Movant may contact the Debtor(s) by telephone or written
12 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance
13 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement
14 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against
15 Debtors if Debtors' personal liability is discharged in this bankruptcy case.

16 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter
17 to which the Debtor may convert.
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